LOT 2 1993 MERI TW/MH
PT OR 1356/1624
EX ESMT OR 61/200

MOORE M DANIEL & MONICA JOINT LIVING TRUST/MOORE M
PO BOX 1732
YULEE, FL 32041-1732

2023

43-2N-27-4660-0002-0000

BUILDING CHARACTERISTICS

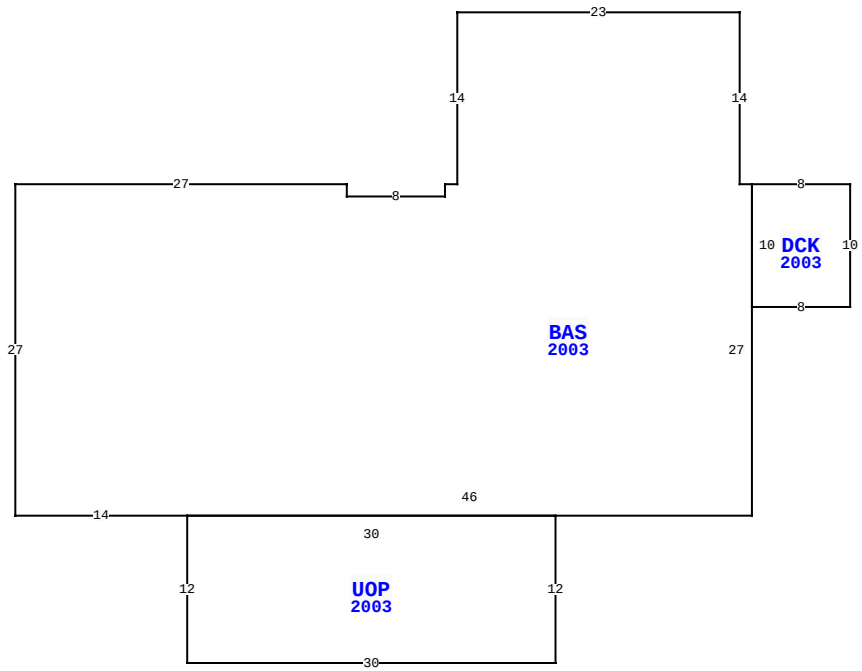
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4048.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,934	100	1,934	46,463
DCK	80	15	12	288
UOP	360	25	90	2,162
TOTALS	2,374		2,036	48,913

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	2,036	123.2000	80.08	163,043	1993	1993	0	0	0	70.00	30.00

1 M/H 93- – 100% - 2004 Heated Area: 1934 HX Base Yr 2004



85085 CASEY TRL, YULEE

BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	
AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		48,913
TOTAL MARKET OB/XF VALUE		8,627
TOTAL LAND VALUE - MARKET		172,500
TOTAL MARKET VALUE		230,040
SOH/AGL Deduction		64,186
ASSESSED VALUE		165,854
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		115,854
TOTAL JUST VALUE		230,040
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		213,064

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9194	MH MOVE-ON	33,500	02/04/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1356/1624	10/07/2005	WD	U	I	01	100
GRANTOR: MOORE MONICA B & M DA						
GRANTEE: MOORE M DANIEL & MO						
1168/0630	9/05/2003	QC	U	I	01	100
GRANTOR: MOORE MONICA B						
GRANTEE: MOORE MONICA B & M						

BUILDING NOTES

BUILDING DIMENSIONS

DCK=[YR=2003] W8 BAS=[YR=2003] W1 N14 W23 S14 W1 S1 W8 N1 W27 S27 E14 UOP=[YR=2003] S12 E30 N12 W30$ E46 N27$ S10 E8 N10$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
2	1242	WD DECK A	0	100	12	12	144.00	SF	10.00	10.00	100	1993	1993	3	20	288	
3	0300	BOAT DCK W	0	100	0	0	324.00	SF	40.00	40.00	100	1993	1993	3	20	2,592	
4	0350	CARPORT WD	0	100	12	16	192.00	SF	13.00	13.00	100	1993	1993	3	20	499	
7	1241	WD DECK G	0	100	16	20	320.00	UT	11.50	11.50	100	1994	1994	3	23	846	
8	0202	BARN WD 30	0	100	22	22	484.00	SF	15.00	15.00	100	1995	1995	3	24	1,742	
9	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1993	1993	3	76	2,660	

LAND DESCRIPTION

TOTAL OB/XF 8,627

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000130	C	SFR WATER	100		OR	0.00	0.00	138.00	FF		1.00	1.00	1.00	1,250.00	1,250.00	172,500							

REVIEW DATE 04/27/2017 BY SBX Total Acres: 0.00 Total Land Value: 172,500 Market: 0 Agricultural: 0 Common: 172,500 PRINTED 08/02/2023 BY SYS